

**PLANNING COMMISSION
IN-PERSON AND VIRTUAL MEETING AGENDA
Monday, October 4, 2021 at 7:00 pm**

IN-PERSON MEETING LOCATION: 3515 Broad St, Dexter, MI

VIRTUAL ZOOM MEETING LINK: <https://us06web.zoom.us/j/88670483217>

CALL IN BY PHONE: 888-788-0099 or 877-853-5247 **Meeting ID:** 886 7048 3217

- I. Roll Call**
- | | | |
|------------------------------|-----------------------------|-------------|
| Matt Kowalski, Chair | Thomas Phillips, Vice Chair | Jim Carty |
| Alison Heatley | Chet Hill | Kyle Marsh |
| Karen Roberts | Wa Hubbard, Ex-officio | Dustin Wise |
| Student Reps: Isabella Malek | Stuart Bovich | |
- II. Action on minutes from:** Virtual Regular Meeting Minutes – September 7, 2021 **Pg. 1-4**
Joint PC/CC/ZBA Meeting Minutes – September 20, 2021 **Pg. 5-6**
- III. Approval of agenda**
- IV. Public Hearing(s):** None
- V. Pre-Arranged Participation** (*Comments shall be limited to 10 minutes*)- None
- VI. Reports of Officers:**
- A.** Chairman Report – Update on Meeting with Scio Township
 - B.** Planning Commissioners and Council Ex officio Reports
 - C.** Committee Reports
 - D.** Community Development Office Reports – CDM (*to be provided separately, as a supplemental document*)
- VII. Citizen Wishing to Address the Commission (Non-Arranged Participation)** - *Those wishing to address the Planning Commission must follow the instructions in the [City of Dexter Resident Zoom Meeting User Guide](#) and provide their name and address. Speakers under this section are limited to 5-minutes per speaker or 10-minutes for a representative of a bona fide group/organization. Participants may also type in questions or comments using the chat feature.*
- VIII. Unfinished Business** - None
- IX. New Business:**
- A. AP2021.22-05 CSPR Variety Die and Stamping Combined Site Plan Review-** Consider a combined preliminary and final site plan for a 12,103 sq. ft. building addition to the existing Variety Die and Stamping facility, located at 2221 Bishop Cr. E. **Pg. 7-44**
 - B. AP2021.22-07 TAZO Text Amendment for Plug-in Electric Vehicle Stations-** Review and discuss draft text amendment to establish regulations to allow Plug-in Electric Vehicles (PEVs), and possibly scheduled a public hearing for November 1, 2021. **Pg. 45-49**
 - C. Zoning Ordinance Update from Sub-Committee:** Review of 10th ZO Update Sub-Committee Meeting (October 4, 2021) ([Agenda](#) and [Packet](#) accessible on city website)
- X. Proposed business for Monday, November 1, 2021:**
- A.** Zoning Ordinance Sub-Committee – Review of 11th Meeting
 - B.** Public Hearing – Amendment to The Encore Theatre Conditional Rezoning Agreement
 - C.** Public Hearing (anticipated) - Text Amendment to Zoning Ordinance to allow Plug-in Electric Vehicles Stations
 - D.** Public Hearing (anticipated) – Application for Conditional Rezoning of 8180 Main Street
 - E.** Amendment to Approved Condominium Documents for Grandview Commons

XI. Citizens wishing to address the Commission

XII. Adjournment

Anyone planning to attend the meeting who has need of special assistance under the Americans with Disabilities Act (ADA) can contact the City Office at (734) 426-8303, at least 48-hours prior to the meeting.
City staff will be pleased to make the necessary arrangements.